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Section 47AF of the Estate Agents Act 1980

## HOUSE Offered for Sale

35 Greenfield Way Mount Martha VIC 3934

 5  3  3

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$1,750,000 & \$1,890,000

## Median Sale Price

\$985,000 Houses in Mount martha between 01 Nov 2017 - 31 Oct 2018

Source: CoreLogic

## Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**18-20 Finlayson Avenue Mount Martha VIC 3934**

 3  2  2

Sold Price **\$2,015,000** Sold Date **04-Mar-18**

Distance **3.06km**



**89 Dominion Road Mount Martha VIC 3934**

 4  2  3

Sold Price **\$1,950,000** Sold Date **13-Dec-17**

Distance **0.66km**



**7 Brad Drive Mount Martha VIC 3934**

 4  2  2

Sold Price **\$1,895,000** Sold Date **24-Feb-18**

Distance **1.15km**

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